

Chicago Title Company of Washington

4100 194th St. SW, #230, Lynnwood, WA 98036
Phone: (425)775-1840 | Fax: (425)775-0990

SELLER'S STATEMENT

Settlement Date: November 4, 2022
Disbursement Date: November 4, 2022

Escrow Number: 500137730
Escrow Officer: Sue Moody
Email: Sue.Moody@CTT.COM

Borrower: Megan Parsons

Borrower: Jake Harrington

Seller: Nancy L. Grace

Property: 9210 Market Place Unit G-102
Lake Stevens, WA 98258
UNIT G-102, FAIRWEATHER POINTE, A CONDO, SNOHOMISH COUNTY, WA

		\$	DEBITS	\$	CREDITS
FINANCIAL CONSIDERATION					
Sale Price of Property					325,000.00
Seller Credit			10,000.00		
PRORATIONS/ADJUSTMENTS					
Homeowner Association Dues Monthly at \$449.00		11/04/22-11/30/22 (\$449.00 / 30 X 27 days)			404.10
County Taxes at \$1,338.64		11/04/22 to 01/01/23 (\$1,338.64 / 184 X 58 days)			421.96
COMMISSIONS					
Commission - Listing Agent Estimate - 3%		Green Path Real Estate		9,750.00	
Commission - Selling Agent Estimate - 3%		Lamb Real Estate		9,750.00	
TITLE & ESCROW CHARGES					
Title - Escrow Fee		Chicago Title Company of Washington		1,106.00	
Title - Owner's Title Insurance		Chicago Title Company of Washington		1,106.00	
Policies to be issued:					
Owners Policy					
Coverage: \$325,000.00 Premium: \$1,000.00 Version: ALTA Homeowner's Policy of Title Insurance 2013					
GOVERNMENT CHARGES					
Excise Tax (\$5,205.00)		Snohomish County Treasurer		5,205.00	
PAYOFFS					
Payoff of First Mortgage Loan Estimate				145,000.00	
Total Payoff		145,000.00			
HOA CHARGES					
Homeowner Association Dues Estimate		FairWeather Pointe Condo Association		45,000.00	
MISCELLANEOUS CHARGES					
Property Taxes 6 months		Snohomish County Treasurer		1,338.64	
Subtotals				228,255.64	325,826.06
Balance Due TO Seller				97,570.42	
TOTALS				325,826.06	325,826.06

I have carefully reviewed the Settlement Statement and to the best of my knowledge and belief, it is a true and accurate statement of all receipts and disbursements made on my account or by me in this transaction. I further certify that I have received a copy of the Settlement Statement.

SELLER:

Nancy L. Grace